

### UNITED STATES SECURITIES AND EXCHANGE COMMISSION Washington, D.C. 20549

#### **FORM D**

# NOTICE OF SALE OF SECURITIES PURSUANT TO REGULATION D, SECTION 4(6), AND/OR ORM LIMITED OFFERING EXEMPTION

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OMB APPRO	OVAL!
OMB Number:	3235-0076
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UNIFORM LIMITED OFFERING EXEM	PIION
Name of Offering ( check if this is an amendment and name has changed, and indicate change.)  RCP Precinct Ridge, Ltd.	
Filing Under (Check box(es) that apply): Rule 504 Rule 505 Rule 506 Section 4(6) Type of Filing: New Filing Amendment	☐ ULOE
A. BASIC IDENTIFICATION DATA	
1. Enter the information requested about the issuer	
Name of Issuer ( check if this is an amendment and name has changed, and indicate change.)  RCP Precinct Ridge, Ltd.	07084881
Address of Executive Offices (Number and Street, City, State, Zip Code)	Telephone Number (Including Area Code)
99 Main Street, Suite 300, Colleyville, Texas 76034  Address of Principal Business Operations (Number and Street, City, State, Zip Code) (if different from Executive Offices)	817-488-4200 Telephone Number (Including Area Code)
Brief Description of Business RCP Precinct Ridge, Ltd. will acquire a limited partnership interest in SEI Precint Ridge, L.P	PROCESSED
Type of Business Organization  corporation business trust  limited partnership, already formed limited partnership, to be formed	DEC 1 4 2007
Month Year  Actual or Estimated Date of Incorporation or Organization: 0 9 7 Actual Estimated Date of Incorporation or Organization: (Enter two-letter U.S. Postal Service abbreviation for State CN for Canada: FN for other foreign jurisdiction)	THOMSON FINANCIAL

#### **GENERAL INSTRUCTIONS**

#### Rederal:

Who Must File: All issuers making an offering of securities in reliance on an exemption under Regulation D or Section 4(6), 17 CFR 230.501 et seq. or 15 U.S.C.

When To File: A notice must be filed no later than 15 days after the first sale of securities in the offering. A notice is deemed filed with the U.S. Securities and Exchange Commission (SEC) on the earlier of the date it is received by the SEC at the address given below or, if received at that address after the date on which it is due, on the date it was mailed by United States registered or certified mail to that address.

Where To File: U.S. Securities and Exchange Commission, 450 Fifth Street, N.W., Washington, D.C. 20549.

Copies Required: Five (5) copies of this notice must be filed with the SEC, one of which must be manually signed. Any copies not manually signed must be photocopies of the manually signed copy or bear typed or printed signatures.

Information Required: A new filing must contain all information requested. Amendments need only report the name of the issuer and offering, any changes thereto, the information requested in Part C, and any material changes from the information previously supplied in Parts A and B. Part E and the Appendix need not be filed with the SEC.

Filing Fee: There is no federal filing fee.

#### State:

This notice shall be used to indicate reliance on the Uniform Limited Offering Exemption (ULOE) for sales of securities in those states that have adopted ULOE and that have adopted this form. Issuers relying on ULOE must file a separate notice with the Securities Administrator in each state where sales are to be, or have been made. If a state requires the payment of a fee as a precondition to the claim for the exemption, a fee in the proper amount shall accompany this form. This notice shall be filed in the appropriate states in accordance with state law. The Appendix to the notice constitutes a part of this notice and must be completed.

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Failure to file notice in the appropriate states will not result in a loss of the federal exemption. Conversely, failure to file the appropriate federal notice will not result in a loss of an available state exemption unless such exemption is predictated on the filing of a federal notice.

A. BASIC IDENTIFICATION DATA	·
2. Enter the information requested for the following:	
<ul> <li>Each promoter of the issuer, if the issuer has been organized within the past five years;</li> </ul>	
<ul> <li>Each beneficial owner having the power to vote or dispose, or direct the vote or disposition of, 10% or m</li> </ul>	
<ul> <li>Each executive officer and director of corporate issuers and of corporate general and managing partner</li> </ul>	ers of partnership issuers; and
<ul> <li>Each general and managing partner of partnership issuers.</li> </ul>	
Check Box(es) that Apply: Promoter Beneficial Owner Executive Officer Direc	tor General and/or Managing Partner
Full Name (Last name first, if individual)	
RCP Gen Par, Inc., a Texas Corporation	
Business or Residence Address (Number and Street, City, State, Zip Code) 99 Main Street, Suite 300, Colleyville, Texas 76034	
Check Box(es) that Apply:  Promoter  Beneficial Owner  Executive Officer  Direct	tor General and/or Managing Partner
Full Name (Last name first, if individual)	
Realty Capital Partners, LLC, a Texas limited liability corporation	
Business or Residence Address (Number and Street, City, State, Zip Code)  99 Main Street, Suite 300, Colleyville, Texas 76034	
Check Box(es) that Apply: Promoter Beneficial Owner Z Executive Officer Direct	tor General and/or Managing Partner
Full Name (Last name first, if individual) Myers, Richard A.	
Business or Residence Address (Number and Street, City, State, Zip Code)	
99 Main Street, Suite 300, Colleyville, Texas 76034	
Check Box(es) that Apply: Promoter Beneficial Owner Executive Officer Direct	tor General and/or Managing Partner
Full Name (Last name first, if individual)  Arp, Donna	
Business or Residence Address (Number and Street, City, State, Zip Code)  99 Main Street, Suite 300, Colleyville, Texas 76034	
Check Box(es) that Apply: Promoter Beneficial Owner Executive Officer Direct	ctor General and/or Managing Partner
Full Name (Last name first, if individual) Boone, Terry	
Business or Residence Address (Number and Street, City, State, Zip Code)  99 Main Street, Suite 300, Colleyville, Texas 76034	
Check Box(es) that Apply: Promoter  Beneficial Owner  Executive Officer  Direct	ctor General and/or Managing Partner
Full Name (Last name first, if individual)  Lawrence, Richard Mack	
Business or Residence Address (Number and Street, City, State, Zip Code)  99 Main Street, Suite 300, Colleyville, Texas 76034	
Check Box(es) that Apply: Promoter Beneficial Owner Executive Officer Direct	ctor General and/or Managing Partner
Full Name (Last name first, if individual)	
Business or Residence Address (Number and Street, City, State, Zip Code)	

,					B. II	FORMATI	ON ABOU	r offeri	٧G				
	12. diameter in this offician?								Yes	No <b>IX</b>			
I, F	Has the issuer sold, or does the issuer intend to sell, to non-accredited investors in this offering?							***************************************	_				
2. V	What is	the minim	um investm								*************	\$ <del>10,0</del>	00.00
												Yes	No
			ermit joint									R	
I o a	Enter the information requested for each person who has been or will be paid or given, directly or indirectly, any commission or similar remuneration for solicitation of purchasers in connection with sales of securities in the offering. If a person to be listed is an associated person or agent of a broker or dealer registered with the SEC and/or with a state or states, list the name of the broker or dealer. If more than five (5) persons to be listed are associated persons of such a broker or dealer, you may set forth the information for that broker or dealer only.												
Full N	Vame (I	ast name i	first, if indi	vidual)									
Busin	iess or I	Residence	Address (N	umber and	Street, Ci	ty, State, Z	ip Code)				· · · · · · · ·		
Name	of Ass	ociated Br	oker or Dea	aler		· · · · · ·							
			Listed Has					<del>-</del>					
(	Check '	'All States	" or check	individual	States)							☐ A1.	States
	ÄL	AK	AZ	AR	CA	CO	CT	DE	DC	FL	GA	HI	ĪD
_	IL]	IN	IA	KS	KY	LA NM	ME NV	MD NC	MA ND	MI OH	(MN (OK	MS OR	MO PA
_	MT RI	NE SC	NV SD	NH TN	NJ TX	UT	NY VT	VA	WA	WV)	WI	WY	PR
Full 1	Name (I	ast name	first, if indi	vidual)	<u> </u>	<del></del>							
Busin	ness or	Residence	Address (N	Vumber an	d Street, C	ity, State, 2	Zip Code)						
Name	of Ass	ociated Br	oker or Dea	aler		<del>,</del>							
-			Listed Has										
(	(Check	'All States	" or check	individual	States)		*****	***************************************	***************************************			∏ Al	1 States
	AL	AK	AZ	AR	CA	CO	CT	DE	DC	FL	GA	HI	ID
_	IL MT	IN NE	IA NV	KS NH	KY NJ	LA NM	ME NY	MD NC	MA ND	MI OH	MN OK	MS OR	MO PA
	RÏ	SC	SD	TN	TX	UT	VT	VA	WA	wv	WI	WY	PR
Full 1	Name (I	ast name	first, if indi	ividual)						<u> </u>		· · ·	
Busir	ness or	Residence	Address (1	Number an	d Street, C	City, State,	Zip Code)	<del></del>		·			<u>.</u>
Name	e of Ass	ociated Br	oker or De	aler		<del></del>		<del></del>	<del> </del>	<u> </u>	<u> </u>		
State	s in Wh	ich Person	Listed Has	s Solicited	or Intends	to Solicit	Purchasers						
			s" or check									☐ Al	l States
١	AL	AK	AZ	AR	CA	CO	CT	DE	DC	FL	GA	HI	ID
ĺ	IL	IN	IA	KS	KY	LA	ME	MD	MA	MI	MN	MS	MO
-	MT RI	NE SC	NV SD	NH TN	NJ TX	NM UT	NY VT	NC VA	ND WA	OH W∇	OK]	OR WY	PA PR

#### C. OFFERING PRICE, NUMBER OF INVESTORS, EXPENSES AND USE OF PROCEEDS

۱.	Enter the aggregate offering price of securities included in this offering and the total amount already sold. Enter "0" if the answer is "none" or "zero." If the transaction is an exchange offering, check this box and indicate in the columns below the amounts of the securities offered for exchange and already exchanged.		
		Aggregate Offering Price	Amount Already Sold
	Type of Security	_	
	Debt		
	Equity	\$	\$
	Common Preferred		
	Convertible Securities (including warrants)	\$	\$
	Partnership Interests	<u>\$ 1,350,000.00</u>	\$_1,015,000.00
	Other (Specify	\$	S
	Total	s_1,350,000.00	s 1,015,000.00
	Answer also in Appendix, Column 3, if filing under ULOE.		
2.	Enter the number of accredited and non-accredited investors who have purchased securities in this offering and the aggregate dollar amounts of their purchases. For offerings under Rule 504, indicate the number of persons who have purchased securities and the aggregate dollar amount of their purchases on the total lines. Enter "0" if answer is "none" or "zero."	Number Investors	Aggregate Dollar Amount of Purchases
	Accredited Investors	20	\$ <u>1,015,000.00</u>
	Non-accredited Investors		\$
	Total (for filings under Rule 504 only)	20	<u>\$_1,015,000.00</u>
	Answer also in Appendix, Column 4, if filing under ULOE.		
3.	If this filing is for an offering under Rule 504 or 505, enter the information requested for all securities sold by the issuer, to date, in offerings of the types indicated, in the twelve (12) months prior to the first sale of securities in this offering. Classify securities by type listed in Part C — Question 1.		
		Type of	Dollar Amount
	Type of Offering	Security	Sold
	Rule 505		\$
	Regulation A		\$
	Rule 504		\$
	Total		\$_0.00
4	a. Furnish a statement of all expenses in connection with the issuance and distribution of the securities in this offering. Exclude amounts relating solely to organization expenses of the insurer The information may be given as subject to future contingencies. If the amount of an expenditure is not known, furnish an estimate and check the box to the left of the estimate.		
	Transfer Agent's Fees		S
	Printing and Engraving Costs		\$
	Legal Fees		s
	Accounting Fees		\$
	Engineering Fees		\$
	Sales Commissions (specify finders' fees separately)		\$
	Other Expenses (identify)		s
	Total		\$_0.00

	C. OFFERING PRICE, NUMBER OF INVESTORS, EXPENSES AND USE OF	PROCEEDS	
	b. Enter the difference between the aggregate offering price given in response to Part C — Question and total expenses furnished in response to Part C — Question 4.a. This difference is the "adjusted group proceeds to the issuer."	SS	\$
5.	Indicate below the amount of the adjusted gross proceed to the issuer used or proposed to be used for each of the purposes shown. If the amount for any purpose is not known, furnish an estimate and check the box to the left of the estimate. The total of the payments listed must equal the adjusted gross proceeds to the issuer set forth in response to Part C — Question 4.b above.	d	
		Payments to Officers, Directors, & Affiliates	Payments to Others
	Salaries and fees	[] \$	_ 🗆 \$
	Purchase of real estate	. 🔲 \$	\$
	Purchase, rental or leasing and installation of machinery and equipment	🔲 \$	
	Construction or leasing of plant buildings and facilities	🔲 \$	
	Acquisition of other businesses (including the value of securities involved in this offering that may be used in exchange for the assets or securities of another issuer pursuant to a merger)	. 🔲 \$	
	Repayment of indebtedness	🔲 \$	_ 🗆 \$
	Working capital	🗌 \$	
	Other (specify): Purchased interest in the development Partnership	. 🗆 \$	_ [ \$ 1,350,000.00
		🗌 \$	s
	Column Totals	\$ <u>0.00</u>	\$1,350,000.00
	Total Payments Listed (column totals added)	[] \$_1	,350,000.00
	D. FEDERAL SIGNATURE		
sig	e issuer has duly caused this notice to be signed by the undersigned duly authorized person. If this not nature constitutes an undertaking by the issuer to furnish to the U.S. Securities and Exchange Comm information furnished by the issuer to any non-accredited investor pursuant to paragraph (b)(2) o	nission, upon writt	ule 505, the following en request of its staff,
Īss	suer (Print or Type) Signature	Date	
R	CP Precinct Ridge, Ltd.	11/27/07	
Na	me of Signer (Print or Type)  Title of Signer (Print or Type)		
Ric	thard Myers President KCP GenPar, Inc., general partners	er RCP Precinct R	lidge. Ltd.

- ATTENTION -

Intentional misstatements or omissions of fact constitute federal criminal violations. (See 18 U.S.C. 1001.)

	E. STATE SIGNATURE			_
1.	Is any party described in 17 CFR 230.262 presently subject to any of the disqualification provisions of such rule?	Yes	No	

See Appendix, Column 5, for state response.

- The undersigned issuer hereby undertakes to furnish to any state administrator of any state in which this notice is filed a notice on Form D (17 CFR 239.500) at such times as required by state law.
- The undersigned issuer hereby undertakes to furnish to the state administrators, upon written request, information furnished by the issuer to offerees.
- 4. The undersigned issuer represents that the issuer is familiar with the conditions that must be satisfied to be entitled to the Uniform limited Offering Exemption (ULOE) of the state in which this notice is filed and understands that the issuer claiming the availability of this exemption has the burden of establishing that these conditions have been satisfied.

The issuer has read this notification and knows the contents to be true and has duly caused this notice to be signed on its behalf by the undersigned duly authorized person. Λ

Issuer (Print or Type)	Signatura Date						
RCP Precinct Ridge, Ltd.	11/27/07						
Name (Print or Type)	Title (Frint on Type)						
Richard Myers	President RCP GenPar, Inc., general partner RCP Precinct Ridge. Ltd.	GenPar, Inc., general partner RCP Precinct Ridge. Ltd.					

#### Instruction:

Print the name and title of the signing representative under his signature for the state portion of this form. One copy of every notice on Form D must be manually signed. Any copies not manually signed must be photocopies of the manually signed copy or bear typed or printed signatures.

L	<del></del> .	<del></del>			TENDEX				
I	Intend to non-a investor	to sell ccredited s in State -Item 1)	Type of security and aggregate offering price offered in state (Part C-Item 1)	4  Type of investor and amount purchased in State  (Part C-Item 2)				Disqual under Sta (if yes, explana waiver (Part E-	fication te ULOE attach tion of granted)
State	Yes	No		Number of Accredited Investors	Amount	Number of Non-Accredited Investors	Amount	Yes	No
AL		×	\$1,350,000 of LP	1	\$10,000.00	0	\$0.00		×
AK		×	Maracia						×
AZ		×							x
AR		×							×
CA		×	\$1,350,000 of LP	3	\$85,000.00	0	\$0.00		×
СО		×							×
СТ		×							×
DE		×							×
DC		×							×
FL		×	\$1,350,000 of LP	3	\$160,000.00	0	\$0.00		×
GA		×							×
HI		×							×
ID		×							×
IL		×	\$1,350,000 of LP	2	\$300,000.00	0	\$0.00		×
IN		×							×
IA		×						<u>                                     </u>	X
KS		x							×
KY		×							×
LA		×							×
ME		×							×
MD		×							×
MA		×	3						×
MI		×			1			<u> </u>	×
MN		×		_					×
MS		×							×

APPENDIX

	· · · · · · · · · · · · · · · · · · ·	• •		APP	ENDIX				
ı	Intend to non-a investors	to sell ccredited s in State -Item 1)	Type of security and aggregate offering price offered in state (Part C-Item 1)		amount pur	investor and chased in State C-Item 2)		5 Disqualification under State ULC (if yes, attach explanation of waiver granted (Part E-Item 1)	
State	Yes	No		Number of Accredited Investors	Amount	Number of Non-Accredited Investors	Amount	Yes	No
МО		×							×
MT		×							×
NE		×							×
NV		×							×
NH		×							×
NJ		×							×
NM		х		<u> </u>					×
NY		×							
NC		×							×
ND		×							X
ОН		×							×
ок		×							X
OR		×							×
PA		×							×
RI		×							×
SC		×	\$1,350,000 of LP	1	\$100,000.00	0	\$0.00		×
SD		×							×
TN		×							×
TX		×	\$1,350,000 of LP	10	\$160,000.00	0	\$0.00		×
UT		×							×
VT		×							×
VA		×							×
WA		×							×
wv		×							×
WI		×					1		×

	APPENDIX												
1		2	3		4								
	to non-a investor	I to sell accredited as in State a-Item 1)	Type of security and aggregate offering price offered in state (Part C-Item 1)	Type of investor and amount purchased in State (Part C-Item 2)			amount purchased in State			under Sta (if yes, explan waiver	lification ate ULOE attach ation of granted) -Item 1)		
State	Yes	No		Number of Accredited Investors	Amount	Number of Non-Accredited Investors	Amount	Yes	No				
WY									×				
PR									×				

## **END**